

**THE ZONING BOARD WILL CONDUCT A
PUBLIC HEARING AND REGULAR MEETING ON
MONDAY, SEPTEMBER 16, 2013, AT 7:00 P.M., 4th
FLOOR, CAFETERIA, GOVERNMENT CTR BUILDING,
888 WASHINGTON BLVD., STAMFORD, CT**

PUBLIC HEARING

1. **Application 213-25 – RICHARD W. REDNISS, Text change,** to Amend Article II, Section 3A by adding a new definition 79.5 Public/Nonprofit Youth Services Agency and to amend Article III, Section 4-AA-3 paragraph 3.3 and to Amend Appendix A, Table I by adding use #36.5 for Public/Nonprofit Youth Services Agency marked with a “B” in the R-6 district. The text change would recognize certain 501 C-3 nonprofit organizations and allow a set of Special Standards through special exception approval of the Zoning Board for parking requirements, setbacks and building coverages within the R-6 district.
2. **Application 213-26 – STAMFORD HOSPITAL, INC. & STAMFORD HEALTH SYSTEM, INC., Text change,** The Stamford Hospital & Stamford Health System, Inc. propose to Amend Article III, Section 9-L-5-d of the Hospital Complex Design District (HCDD) Zoning Regulations to increase the maximum building height from 75 to 100 feet.
3. **Application 213-27 - STAMFORD HEALTH SYSTEM, INC. & THE STAMFORD HOSPITAL,** 30 Shelburne Road, requesting modification of the approved General Development Plan to accommodate a medical office building which will contain approximately 97,400 square feet of Floor Area and will be approximately 100 feet tall. The property is located at 30 Shelburne Road in the HCDD zoning district (Hospital Complex Design District)

REGULAR MEETING

APPROVAL OF MINUTES:

Minutes for Approval: July 29, 2013 and August 2, 2013

PENDING APPLICATIONS:

1. Application 213-25 – RICHARD W. REDNISS, Text change
2. Application 213-26 – STAMFORD HOSPITAL, INC. & STAMFORD HEALTH SYSTEM, INC., Text change,
3. Application 213-27 - STAMFORD HEALTH SYSTEM, INC. & THE STAMFORD HOSPITAL, modification of the approved General Development Plan
4. **CSPR-938 – AGARWAL, 86 Rogers Road,** requesting approval to install a natural gas generator at an existing residence in an R-20 zoned coastal management area.

5. CSPR-942 – Redniss & Mead, Inc., 118 Dolphin Cove Quay, to install a 500-gallon underground propane tank in a flood hazard zone at 118 Dolphin Cove Quay.
6. CSPR-934 – GUDAS CARPENTRY, 18 Euclid Avenue, requesting approval to construct a new two unit, two story residential townhouse of approximately 5,606 s.f. and install drainage improvements in an R-5 zoned coastal management area.

OLD BUSINESS

1. **Application 212-07 – Dynafield, LLC and JPMorgan Chase Bank, NA, Final Site & Architectural Plan, 559 Newfield Ave.** construction of a new 3,447 s.f. Bank with drive-through and associated site improvements located on .75 acres in the B-D district (*administrative review of signage*).
2. **Application 211-42 - STAMFORD EXIT 9, LLC and NBC UNIVERSAL, 1 Blachley Road, Final Site & Architectural Plans for NBC** (*administrative review of signage*).
3. **Application 211-21 - 25 BANK STREET, LLC**, Site and Architectural Plans and Requested Uses and Special Exceptions to construct a new 5-story, 14 unit mixed use building with off-site parking in a CC-N zoning district located at 25 Bank Street (*extension of time request*).
4. **Application 212-21 and 212-22, Willie James Wilson, 190 Stillwater Avenue**, six-unit residential redevelopment with associated parking and landscaping on a 0.10± acre property in the Village Commercial Zoning District (*extension of time request*).
5. **Application 208-05 ANTARES HARBOR POINT**, General Development Plan, Condition #7, 14 Acre Working Boatyard and Full Service Marina status updates, Cease & Desist Order and requested items.

NEW BUSINESS

ADJOURNMENT